

1 C. Anthony Hughes SBN: 250998  
2 1395 Garden Highway, Suite 150  
3 Sacramento, CA 95833  
4 Ph: 916.440.6666  
5 Fax: 916.254.6666  
6 Attorney for Debtor

7 UNITED STATES BANKRUPTCY COURT  
8 EASTERN DISTRICT OF CALIFORNIA, SACRAMENTO DIVISION

9 In re: ) Case No. 11-44427-C-7  
10 ) Chapter 7  
11 CHAD MILLER and ) Docket Control No.: CAH-001  
12 CRYSTAL MARTIN, )  
13 ) Judge: Christopher Klein  
14 ) Date: 12/20/2011  
15 Debtors. ) Time: 9:30 AM  
16 ) Place: 501 I Street, 6th Floor  
17 ) Sacramento, CA 95814  
18 ) Department C – Courtroom 35  
19 ) Trustee: Kimberly J. Husted  
20 )  
21 ) **EXHIBITS IN SUPPORT OF MOTION**  
22 ) **TO REQUIRE THE TRUSTEE TO**  
23 ) **ABANDON ALL THE PROPERTIES**  
24 ) **LISTED ON SCHEDULE “A” OF**  
25 ) **DEBTORS’ PETITION**  
26 ) **[11 U.S.C §554(a)]**  
27 )  
28 )

EXHIBIT “A”-SCHEDULE A

EXHIBIT “B”-SCHEDULE B

Dated: 11/18/2011

BY: /s/ C. Anthony Hughes  
C. Anthony Hughes

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

**EXHIBIT “A”-SCHEDULE A**

In re **Chad Raub Miller,  
Crystal Donnell Martin**Case No. **2011-44427**

Debtors

**SCHEDULE A - REAL PROPERTY**

Except as directed below, list all real property in which the debtor has any legal, equitable, or future interest, including all property owned as a cotenant, community property, or in which the debtor has a life estate. Include any property in which the debtor holds rights and powers exercisable for the debtor's own benefit. If the debtor is married, state whether husband, wife, both, or the marital community own the property by placing an "H," "W," "J," or "C" in the column labeled "Husband, Wife, Joint, or Community." If the debtor holds no interest in real property, write "None" under "Description and Location of Property."

**Do not include interests in executory contracts and unexpired leases on this schedule. List them in Schedule G - Executory Contracts and Unexpired Leases.**

If an entity claims to have a lien or hold a secured interest in any property, state the amount of the secured claim. See Schedule D. If no entity claims to hold a secured interest in the property, write "None" in the column labeled "Amount of Secured Claim." If the debtor is an individual or if a joint petition is filed, state the amount of any exemption claimed in the property only in Schedule C - Property Claimed as Exempt.

Description and Location of Property	Nature of Debtor's Interest in Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property, without Deducting any Secured Claim or Exemption	Amount of Secured Claim
<b>964 McCall Ave Yuba City, CA 95991</b> value based on debtor's opinion <b>3 bedrooms</b> <b>2 bathrooms</b> <b>.27 acres</b>	<b>Primary residence</b>	<b>W</b>	<b>180,000.00</b>	<b>317,843.00</b>
<b>5538 Standish Rd. Sacramento, CA 95820</b> value based on debtors opinion <b>2 bedrooms</b> <b>1 bathroom</b> <b>858 sqft.</b>	<b>fee simple rental property</b>	<b>H</b>	<b>65,000.00</b>	<b>112,500.00</b>
<b>3277/3287 Jewett Ave Marysville, CA 95901</b> value based on debtor's opinion <b>This property is a manufactured home with 2 bedrooms and 2 bathrooms and a duplex with 1 bedroom and 1 bathroom on each side.</b>	<b>fee simple rental property</b>	<b>W</b>	<b>100,000.00</b>	<b>135,867.00</b>
<b>1872/1876 Second Ave., Sutter, CA 95982</b> value based on debtor's opinion <b>Duplex</b> <b>2 bedrooms</b> <b>1 bathroom</b>	<b>fee simple rental property</b>	<b>H</b>	<b>70,000.00</b>	<b>266,681.00</b>
<b>2151/2161 Mulberry Sutter, CA 95982</b> value based on debtor's opinion <b>Duplex</b> <b>2 bedrooms</b> <b>1 bathroom</b>	<b>fee simple rental property</b>	<b>H</b>	<b>70,000.00</b>	<b>155,000.00</b>
<b>7017/ 7027 Lyon St. Sutter, CA 95982</b> value based on debtor's opinion <b>Duplex</b> <b>2 bedrooms</b> <b>1 bathroom</b>	<b>fee simple rental property</b>	<b>H</b>	<b>70,000.00</b>	<b>155,000.00</b>

Sub-Total > **555,000.00** (Total of this page)

1 continuation sheets attached to the Schedule of Real Property

In re **Chad Raub Miller,  
Crystal Donnell Martin**Case No. **2011-44427**

Debtors

**SCHEDULE A - REAL PROPERTY**  
(Continuation Sheet)

Description and Location of Property	Nature of Debtor's Interest in Property	Husband, Wife Joint, or Community	Current Value of Debtor's Interest in Property, without Deducting any Secured Claim or Exemption	Amount of Secured Claim
<b>2150/2160 Locust St. Sutter, CA 95982</b> value based on debtor's opinion Duplex 2 bedrooms 1 bathroom	<b>fee simple rental property</b>	<b>H</b>	<b>70,000.00</b>	<b>155,000.00</b>
<b>924 6th street Marysville, CA 95901</b> APN 010-161-019 5 bedrooms house with two 1 unit office spaces since the house sits on a corner, there are additional addresses of 529/531 J Street Marysville, CA	<b>fee simple rental property</b>	<b>J</b>	<b>120,000.00</b>	<b>277,327.00</b>
<b>2130/2140 Locust St. Sutter, CA 95982</b> value based on debtor's opinion Duplex 2 bedrooms 1 bathroom	<b>fee simple rental property</b>	<b>W</b>	<b>70,000.00</b>	<b>115,000.00</b>
<b>6153 Dunning Ave. Marysville, CA 95901</b> 3 bedrooms 2 bathrooms 3360 sqft.- Triplex Value: \$120,000 (value is base on debtor's opinion) 1st mortgage: \$151,061 2nd mortgage: \$49,512.56 according to mortgage statement dated August 2001 (Bank of America is the mortgagee or servicer. Patricia Martin is the borrower and the money was used for the downpayment on the purchase of this property. Net equity: \$0	<b>fee simple rental property</b>	<b>W</b>	<b>120,000.00</b>	<b>200,573.28</b>
<b>350 Bridge Street Yuba City, CA 95991</b> value based on debtor's opinion 35,000 sqft commercial building	<b>Debtors only have a 1/2 interest</b>	<b>J</b>	<b>350,000.00</b>	<b>1,500,000.00</b>

Sub-Total > **730,000.00** (Total of this page)Total > **1,285,000.00**

(Report also on Summary of Schedules)

Sheet 1 of 1 continuation sheets attached to the Schedule of Real Property

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

**EXHIBIT “B”-SCHEDULE B**

In re **Chad Raub Miller,  
Crystal Donnell Martin**

Case No. **2011-44427**

Debtors

## SCHEDULE D - CREDITORS HOLDING SECURED CLAIMS

State the name, mailing address, including zip code, and last four digits of any account number of all entities holding claims secured by property of the debtor as of the date of filing of the petition. The complete account number of any account the debtor has with the creditor is useful to the trustee and the creditor and may be provided if the debtor chooses to do so. List creditors holding all types of secured interests such as judgment liens, garnishments, statutory liens, mortgages, deeds of trust, and other security interests.

List creditors in alphabetical order to the extent practicable. If a minor child is a creditor, the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. §112 and Fed. R. Bankr. P. 1007(m). If all secured creditors will not fit on this page, use the continuation sheet provided.

If any entity other than a spouse in a joint case may be jointly liable on a claim, place an "X" in the column labeled "Codebtor", include the entity on the appropriate schedule of creditors, and complete Schedule H - Codebtors. If a joint petition is filed, state whether the husband, wife, both of them, or the marital community may be liable on each claim by placing an "H", "W", "J", or "C" in the column labeled "Husband, Wife, Joint, or Community".

If the claim is contingent, place an "X" in the column labeled "Contingent". If the claim is unliquidated, place an "X" in the column labeled "Unliquidated". If the claim is disputed, place an "X" in the column labeled "Disputed". (You may need to place an "X" in more than one of these three columns.)

Total the columns labeled "Amount of Claim Without Deducting Value of Collateral" and "Unsecured Portion, if Any" in the boxes labeled "Total(s)" on the last sheet of the completed schedule. Report the total from the column labeled "Amount of Claim" also on the Summary of Schedules and, if the debtor is an individual with primarily consumer debts, report the total from the column labeled "Unsecured Portion" on the Statistical Summary of Certain Liabilities and Related Data.

☐ Check this box if debtor has no creditors holding secured claims to report on this Schedule D.

CREDITOR'S NAME AND MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions above.)	C O D E B T O R	H U S B A N D W I F E J O I N T C O M M U N I T Y	DATE CLAIM WAS INCURRED, NATURE OF LIEN, AND DESCRIPTION AND VALUE OF PROPERTY SUBJECT TO LIEN	C O N T I N G E N T	U N L I Q U I D A T E D	D I S P U T E D	AMOUNT OF CLAIM WITHOUT DEDUCTING VALUE OF COLLATERAL	UNSECURED PORTION, IF ANY
Account No. <b>xxxxx2147</b>			<b>Opened 6/27/07 Last Active 7/08/11</b> <b>5538 Standish Rd. Sacramento, CA 95820</b> <b>value based on debtors opinion</b> <b>2 bedrooms</b> <b>1 bathroom</b> <b>858 sqft.</b>				<b>112,500.00</b>	<b>47,500.00</b>
<b>Bank Of America, N.A.</b> <b>450 American St</b> <b>Simi Valley, CA 93065</b>		<b>H</b>						
			Value \$ <b>65,000.00</b>					
Account No. <b>xxxxxxxxx0210</b>			<b>Opened 4/26/05 Last Active 8/01/11</b> <b>1st priority note and deed of trust</b> <b>1872/1876 Second Ave., Sutter, CA 95982</b> <b>value based on debtor's opinion</b> <b>Duplex</b> <b>2 bedrooms</b> <b>1 bathroom</b>				<b>186,681.00</b>	<b>116,681.00</b>
<b>Chase</b> <b>Po Box 1093</b> <b>Northridge, CA 91328</b>		<b>H</b>						
			Value \$ <b>70,000.00</b>					
Account No.			<b>PMSI</b> <b>Purchase money loan to purchase rental</b> <b>property at 1872.1876 Second Ave</b> <b>value based on debtor's opinion</b> <b>Duplex</b> <b>2 bedrooms</b> <b>1 bathroom</b>				<b>80,000.00</b>	<b>80,000.00</b>
<b>Danny Raub</b> <b>1956 Tierra Buenna Road</b> <b>Yuba City, CA 95993</b>		<b>C</b>						
			Value \$ <b>70,000.00</b>					
Account No.			<b>2nd note on deed of trust</b> <b>924 6th street Marysville, CA 95901</b> <b>APN 010-161-019</b> <b>5 bedrooms house with two 1 unit office</b> <b>spaces</b> <b>since the house sits on a corner, there</b> <b>are additional addresses of 529/531 J</b> <b>Street Marysville, CA</b>				<b>75,000.00</b>	<b>75,000.00</b>
<b>Junia Bradley</b> <b>716 Lincoln Street</b> <b>Carthage, MO 64836-2331</b>		<b>C</b>						
			Value \$ <b>120,000.00</b>					
Subtotal							<b>454,181.00</b>	<b>319,181.00</b>
(Total of this page)								

**3** continuation sheets attached

In re **Chad Raub Miller,  
Crystal Donnell Martin**Case No. **2011-44427**

Debtors

**SCHEDULE D - CREDITORS HOLDING SECURED CLAIMS**  
(Continuation Sheet)

CREDITOR'S NAME AND MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions.)	C O D E B O R R	H U S B A N D, W I F E, J O I N T, O R C O M M U N I T Y	DATE CLAIM WAS INCURRED, NATURE OF LIEN, AND DESCRIPTION AND VALUE OF PROPERTY SUBJECT TO LIEN	C O N T I N G E N T	U N L I Q U I D A T E D	D I S P U T E D	AMOUNT OF CLAIM WITHOUT DEDUCTING VALUE OF COLLATERAL	UNSECURED PORTION, IF ANY
Account No.	C		2151/2161 Mulberry Sutter, CA 95982 value based on debtor's opinion Duplex 2 bedrooms 1 bathroom				155,000.00	85,000.00
Louise Long 1875 Samuel James Court Yuba City, CA 95993			Value \$ 70,000.00					
Account No.	C		7017/ 7027 Lyon St. Sutter, CA 95982 value based on debtor's opinion Duplex 2 bedrooms 1 bathroom				155,000.00	85,000.00
Louise Long 1875 Samuel James Court Yuba City, CA 95993			Value \$ 70,000.00					
Account No.	C		2150/2160 Locust St. Sutter, CA 95982 value based on debtor's opinion Duplex 2 bedrooms 1 bathroom				155,000.00	85,000.00
Louise Long 1875 Samuel James Court Yuba City, CA 95993			Value \$ 70,000.00					
Account No. xxxxx3549	W		Opened 8/25/08 Last Active 8/15/11 6153 Dunning Ave. Marysville, CA 95901 3 bedrooms 2 bathrooms 3360 sqft.- Triplex Value: \$120,000 (value is base on debtor's opinion) 1st mortgage: \$151,061				151,061.00	31,061.00
Nationstar Mortgage LI 350 Highland Dr Lewisville, TX 75067			Value \$ 120,000.00					
Account No.	C		2008 estimated PMSI loan for downpayment on rental 6153 Dunning Ave. Marysville, CA 95901 3 bedrooms 2 bathrooms 3360 sqft.- Triplex Value: \$120,000 (value is base on debtor's opinion)				49,512.28	49,512.28
Patricia Martin 1255 Lincoln Road #16 Yuba City, CA 95991			Value \$ 120,000.00					
Subtotal							665,573.28	335,573.28
(Total of this page)								

Sheet 1 of 3 continuation sheets attached to  
Schedule of Creditors Holding Secured Claims

Sheet **1** of **3** continuation sheets attached to  
Schedule of Creditors Holding Secured Claims

In re **Chad Raub Miller,  
Crystal Donnell Martin**Case No. **2011-44427**

Debtors

**SCHEDULE D - CREDITORS HOLDING SECURED CLAIMS**  
(Continuation Sheet)

CREDITOR'S NAME AND MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions.)	C O D E B O R R	H U S B A N D, W I F E, J O I N T, O R C O M M U N I T Y	DATE CLAIM WAS INCURRED, NATURE OF LIEN, AND DESCRIPTION AND VALUE OF PROPERTY SUBJECT TO LIEN	C O N T I N G E N T	U N L I Q U I D A T E D	D I S P U T E D	AMOUNT OF CLAIM WITHOUT DEDUCTING VALUE OF COLLATERAL	UNSECURED PORTION, IF ANY
Account No.			<b>924 6th street Marysville, CA 95901 APN 010-161-019</b>					
<b>River Valley Community Bank PO Box 3689 Yuba City, CA 95992</b>		<b>C</b>	<b>5 bedrooms house with two 1 unit office spaces since the house sits on a corner, there are additional addresses of 529/531 J Street Marysville, CA</b>					
			Value \$ <b>120,000.00</b>				<b>201,277.00</b>	<b>82,327.00</b>
Account No.			<b>350 Bridge Street Yuba City, CA 95991 value based on debtor's opinion 35,000 sqft commercial building</b>					
<b>River Valley Community Bank PO Box 3689 Yuba City, CA 95992</b>		<b>X C</b>						
			Value \$ <b>700,000.00</b>				<b>1,200,000.00</b>	<b>500,000.00</b>
Account No.			<b>2130/2140 Locust St. Sutter, CA 95982 value based on debtor's opinion Duplex 2 bedrooms 1 bathroom</b>					
<b>Roy Lanza Trust PO Box 591 Marysville, CA 95901</b>		<b>C</b>						
			Value \$ <b>70,000.00</b>				<b>115,000.00</b>	<b>45,000.00</b>
Account No. <b>xxxxxxxxx2558</b>			<b>Opened 4/09/03 Last Active 9/01/11 3277/3287 Jewett Ave Marysville, CA 95901 value based on debtor's opinion This property is a manufactured home with 2 bedrooms and 2 bathrooms and a duplex with 1 bedroom and 1 bathroom on each side.</b>					
<b>Safe Credit Union/Dove 1 Corporate Dr Ste 360 Lake Zurich, IL 60047</b>		<b>W</b>						
			Value \$ <b>100,000.00</b>				<b>135,867.00</b>	<b>35,867.00</b>
Account No. <b>xxxxxxxxxxxxx0001</b>			<b>Opened 5/26/04 Last Active 8/17/11 964 McCall Ave Yuba City, CA 95991 value based on debtor's opinion 3 bedrooms 2 bathrooms .27 acres</b>					
<b>Wells Fargo Bank Nv Na Po Box 31557 Billings, MT 59107</b>		<b>W</b>						
			Value \$ <b>180,000.00</b>				<b>255,166.00</b>	<b>75,166.00</b>
Subtotal							<b>1,907,310.00</b>	<b>738,360.00</b>
(Total of this page)								

Sheet **2** of **3** continuation sheets attached to  
Schedule of Creditors Holding Secured Claims



In re **Chad Raub Miller,  
Crystal Donnell Martin**Case No. **2011-44427**

Debtors

**SCHEDULE D - CREDITORS HOLDING SECURED CLAIMS**  
(Continuation Sheet)

CREDITOR'S NAME AND MAILING ADDRESS INCLUDING ZIP CODE, AND ACCOUNT NUMBER (See instructions.)	C O D E B O R R	H U S B A N D, W I F E, J O I N T, O R C O M M U N I T Y	DATE CLAIM WAS INCURRED, NATURE OF LIEN, AND DESCRIPTION AND VALUE OF PROPERTY SUBJECT TO LIEN	C O N T I N G E N T	U N L I Q U I D A T E D	D I S P U T E D	AMOUNT OF CLAIM WITHOUT DEDUCTING VALUE OF COLLATERAL	UNSECURED PORTION, IF ANY
Account No. <b>xxxxxxxxxxxx1998</b>  <b>Wells Fargo Bank Nv Na</b> <b>Po Box 31557</b> <b>Billings, MT 59107</b>			<b>Opened 5/26/04 Last Active 8/17/11</b>  <b>964 McCall Ave Yuba City, CA 95991</b> <b>value based on debtor's opinion</b> <b>3 bedrooms</b> <b>2 bathrooms</b> <b>.27 acres</b>				<b>62,677.00</b>	<b>62,677.00</b>
Account No.			<b>Value \$ 180,000.00</b>					
<b>Yuba County Tax Collector</b> <b>915 8th Street, suite 103</b> <b>Marysville, CA 95901-5273</b>			<b>2011</b> <b>property taxes</b> <b>924 6th street Marysville, CA 95901</b> <b>APN 010-161-019</b> <b>5 bedrooms house with two 1 unit office</b> <b>spaces</b> <b>since the house sits on a corner, there</b> <b>are additional addresses of 529/531 J</b>				<b>1,050.00</b>	<b>0.00</b>
Account No.			<b>Value \$ 120,000.00</b>					
<b>Yuba Sutter Economic Development Corp.</b> <b>1227 Bridge Street #C</b> <b>Yuba City, CA 95991-3618</b>			<b>350 Bridge Street Yuba City, CA 95991</b> <b>value based on debtor's opinion</b> <b>35,000 sqft commercial building</b>				<b>150,000.00</b>	<b>150,000.00</b>
Account No.			<b>Value \$ 700,000.00</b>					
<b>Yuba Sutter Economic Development Corp.</b> <b>1227 Bridge Street #C</b> <b>Yuba City, CA 95991-3618</b>			<b>350 Bridge Street Yuba City, CA 95991</b> <b>value based on debtor's opinion</b> <b>35,000 sqft commercial building</b>				<b>150,000.00</b>	<b>150,000.00</b>
Account No.			<b>Value \$ 700,000.00</b>					
Account No.								
			<b>Value \$</b>					
Subtotal (Total of this page)							<b>363,727.00</b>	<b>362,677.00</b>
Total (Report on Summary of Schedules)							<b>3,390,791.28</b>	<b>1,755,791.28</b>

Sheet **3** of **3** continuation sheets attached to  
Schedule of Creditors Holding Secured Claims